



TOWN HALL
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PLANNING BOARD
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**AMHERST PLANNING BOARD
Wednesday, December 21, 2016, 7:00 PM
Town Room, Town Hall
AGENDA**

I. MINUTES

II. PUBLIC HEARING – SITE PLAN REVIEW

7:05 PM SPR2017-00007 – North Pleasant Street (adjacent to North Amherst Community Farm) – Pioneer Valley Habitat for Humanity

Request Site Plan Review approval to construct an affordable duplex, under Section 3.3212 of the Zoning Bylaw, (Map 5C/Parcel 28, R-N zoning district)

III. RECOMMENDATIONS TO ZBA – Planning Board discussion and recommendations to the Zoning Board of Appeals on Beacon Communities Comprehensive Permit application (ZBA FY2017-00007) for mixed-use development under M.G.L. Chapter 40B

IV. PLANNING & ZONING

- A.** Zoning Subcommittee Report
- B.** Inclusionary Zoning – Letters from John Fox and Richard Roznoy regarding interpretation of Zoning Bylaw Article 15, Inclusionary Zoning
- C.** Planning Board Rules and Regulations – Calculations for Affordable Housing
- D.** Planning Issues
- E.** Public Comment Period

V. OLD BUSINESS

Topics not reasonably anticipated 48 hours prior to the meeting

VI. NEW BUSINESS

- A.** PVPC Letter dated November 4, 2016 – Technical Assistance Available for Municipal Sustainability Strategies
- B.** Topics not reasonably anticipated 48 hours prior to the meeting

VII. FORM A (ANR) SUBDIVISION APPLICATIONS

VIII. UPCOMING ZBA APPLICATIONS

IX. UPCOMING SPP/SPR/SUB APPLICATIONS

X. PLANNING BOARD COMMITTEE & LIAISON REPORTS

Pioneer Valley Planning Commission – Jack Jemsek and Christine Gray-Mullen

Community Preservation Act Committee – Pari Riahi

Agricultural Commission – Stephen Schreiber

Design Review Board – Michael Birtwistle

Housing and Sheltering Committee – Greg Stutsman

Zoning Subcommittee – Rob Crowner and Greg Stutsman

UTAC (University and Town of Amherst Collaborative) – Greg Stutsman and Christine Gray-Mullen

Downtown Parking Working Group – Christine Gray-Mullen and Richard Roznoy

Transportation Advisory Committee – Christine Gray-Mullen and Richard Roznoy

XI. REPORT OF THE CHAIR

XII. REPORT OF STAFF

XIII. ADJOURNMENT